

For Lease

Internal Warehouse Space



## Birch Coppice Park

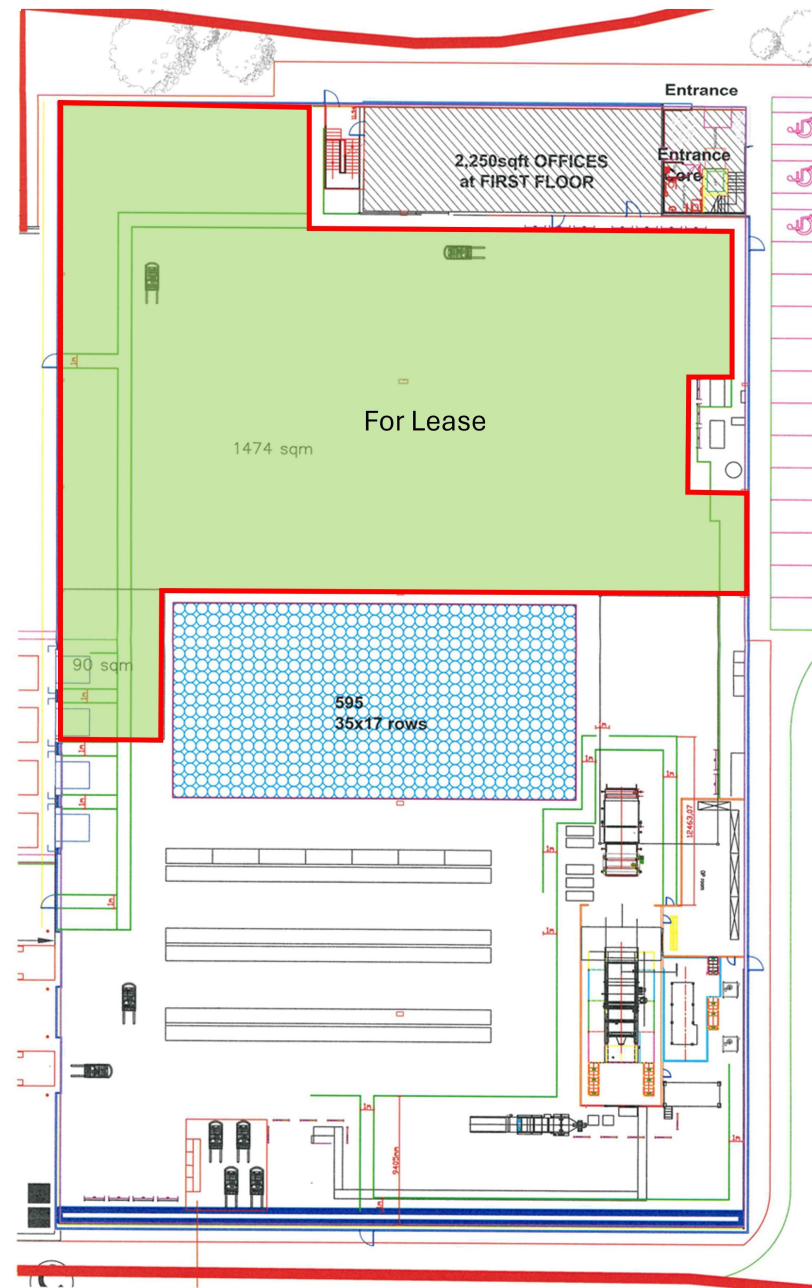
Dordon, Tamworth B78 1BF

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024 7630 8900  
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📦 16,835 Sq Ft  
£ £132,500 Per Annum

## Key Features

- High spec industrial space
- Also available as serviced storage space with warehouse /fulfilment services included
- EPC A
- Minimum eaves height: 10m
- Access to shared yard
- Two loading bays
- Office space available by separate negotiation



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## Location

Birch Coppice Park is a major industrial location to the south east of Tamworth. As well as Autins, the park is home to numerous reputable organisations such as UPS and Volkswagen. The unit is located on the northern side of Birch Coppice Park, just off the A5 Watling Street and less than a mile (2 mins) from junction 10 of the M42. Birmingham can be reach in approximately 20-25 minutes.

## Description

The property comprises 16,853 sq ft of space within a prime industrial unit, occupied by Autins plc. The space benefits from a minimum eaves of 10 metres and is suitable for storage and distribution purposes. Occupiers will benefit from a shared yard area, parking and three loading doors. First floor office space is also available by way of a separate negotiation.



## Tenure

Available by way of sublease on terms to be agreed.

## EPC

A21

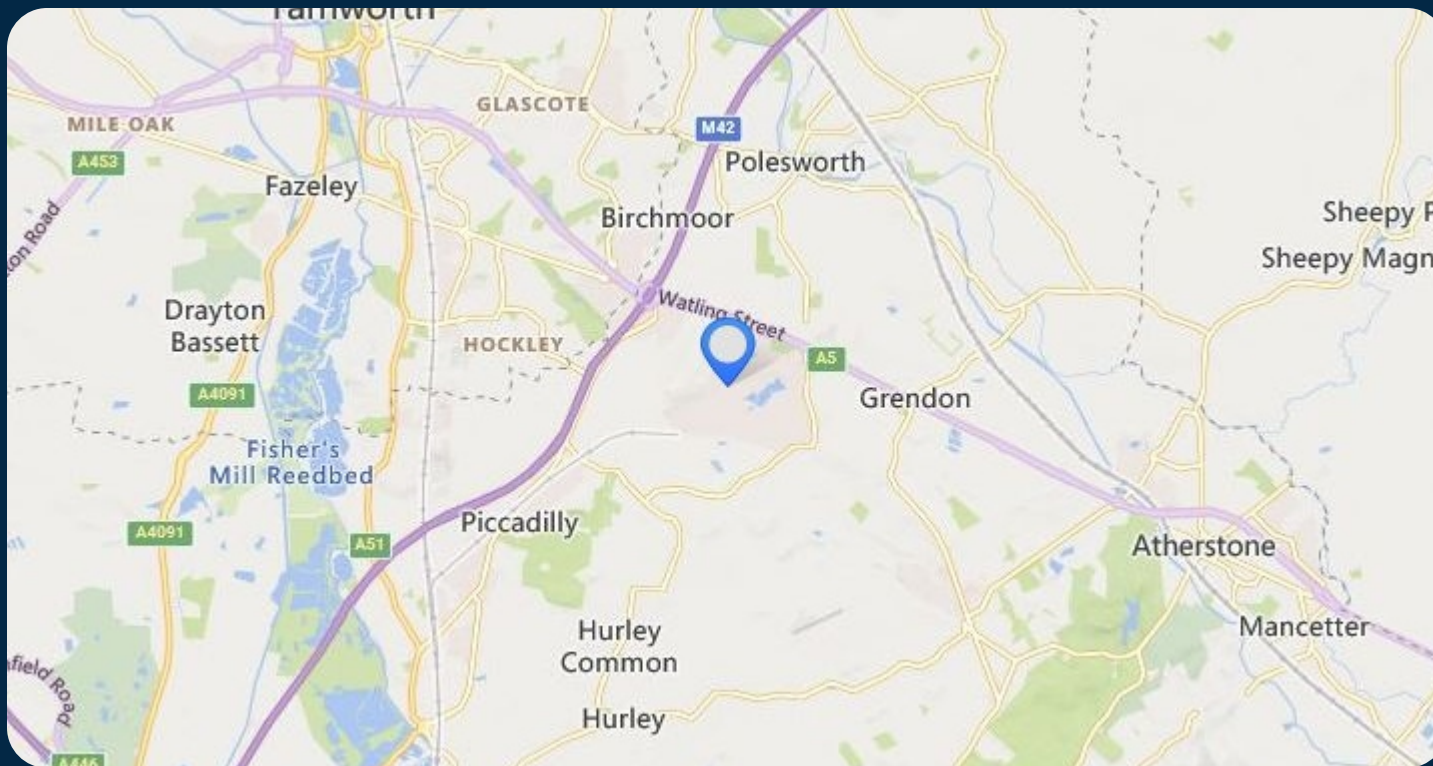


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### Service Charge

There is an inclusive service charge of 82% of the rent, subject to CPI. This includes business rates, lighting, heating and insurance.

### Legal Costs

Each party is to bear their own legal and surveyors costs incurred in this transaction.

### Viewing

Strictly by appointment with the agent Bromwich Hardy.



### Mark Booth

Contact us with any queries about the property or to book a viewing

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